

089.0

0001

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

576,600 / 576,600

USE VALUE:

576,600 / 576,600

ASSESSED:

576,600 / 576,600


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		GOVERNOR RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: DONOVAN JAMES D & CAMELLIA/TRS

Owner 2: 6 GOVERNOR ROAD REALTY TRUST

Owner 3:

Street 1: 6 GOVERNOR ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: DONOVAN JAMES D-CAMELLIA -

Owner 2: -

Street 1: 6 GOVERNOR RD

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .087 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1966, having primarily Vinyl Exterior and 1584 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3809		Sq. Ft.	Site		0	70.	1.40	5									373,989						374,000	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items		Land Value	Total Value	Legal Description			User Acct	
101		3809.000	202,600			374,000	576,600				55978	
Total Card		0.087	202,600			374,000	576,600	Entered Lot Size			GIS Ref	
Total Parcel		0.087	202,600			374,000	576,600	Total Land:			GIS Ref	
Source:	Market Adj Cost			Total Value per SQ unit /Card:		364.02	/Parcel:	364.02	Land Unit Type:			Insp Date
												11/13/18

!7175!

USER DEFINED

Prior Id # 1:	55978
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT	Date Time
	12/30/21 05:09:13
LAST REV	Date Time
	12/19/19 09:31:31
ASR Map:	danam
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	202,600	0	3,809.	374,000	576,600		Year end	12/23/2021
2021	101	FV	195,200	0	3,809.	374,000	569,200		Year End Roll	12/10/2020
2020	101	FV	195,200	0	3,809.	374,000	569,200	569,200	Year End Roll	12/18/2019
2019	101	FV	183,500	0	3,809.	379,300	562,800	562,800	Year End Roll	1/3/2019
2018	101	FV	183,500	0	3,809.	283,200	466,700	466,700	Year End Roll	12/20/2017
2017	101	FV	183,500	0	3,809.	256,400	439,900	439,900	Year End Roll	1/3/2017
2016	101	FV	183,500	0	3,809.	245,800	429,300	429,300	Year End	1/4/2016
2015	101	FV	186,200	0	3,809.	208,400	394,600	394,600	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DONOVAN JAMES D	1279-115		1/9/2004	Family	99	No	No		
	733-200		1/1/1901	Family		No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/6/2019	827	Re-Roof	6,359	C				
8/27/1996	414	Manual	5,000				V/SIDING-WINDOWS	
9/9/1993	438	Manual	1,000				REROOF	

ACTIVITY INFORMATION

Date	Result	By	Name
11/13/2018	Inspected	CC	Chris C
11/1/2018	MEAS&NOTICE	CC	Chris C
12/3/2008	Meas/Inspect	163	PATRIOT
4/4/2000	Inspected	264	PATRIOT
1/21/2000	Measured	163	PATRIOT
8/4/1993		RV	

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 19 - Ranch				Full Bath: 1	Rating: Average			A Bath:	Rating:												
Sty Ht: 1 - 1 Story				3/4 Bath:	Rating:											24					
(Liv) Units: 1	Total: 1			A 3QBth:	Rating:																
Foundation: 1 - Concrete				1/2 Bath:	Rating:																
Frame: 1 - Wood				A HBth:	Rating:																
Prime Wall: 4 - Vinyl				OthrFix:	Rating:																
Sec Wall: 16 - Stone Vene	5%																				
Roof Struct: 1 - Gable				OTHER FEATURES				RESIDENTIAL GRID													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average			1st Res Grid	Desc: Line 1	# Units 1											
Color: BEIGE				A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O												
View / Desir:				Fpl: 2	Rating: Good			Other													
GENERAL INFORMATION				WSFlue:	Rating:			Upper													
Grade: C - Average								Lvl 2													
Year Blt: 1966	Eff Yr Blt:							Lvl 1													
Alt LUC:	Alt %:							Lower													
Jurisdict:	Fact: .							Totals	RMs: 5	BRs: 3	Baths: 1	HB									
Const Mod:																					
Lump Sum Adj:																					
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Location:				Exterior:	No Unit	RMS	BRS	FL									
Prim Int Wal 1 - Drywall				Total Units:				Interior:	1	5	3										
Sec Int Wall:	%			Floor:				Additions:													
Partition: T - Typical				% Own:				Kitchen:													
Prim Floors: 3 - Hardwood				Name:				Baths:													
Sec Floors:	%							Plumbing:													
Bsmnt Flr: 12 - Concrete								Electric:													
Subfloor:								Heating:													
Bsmnt Gar: 1								General:													
Electric: 3 - Typical																					
Insulation: 2 - Typical																					
Int vs Ext: S																					
Heat Fuel: 1 - Oil																					
Heat Type: 3 - Forced H/W																					
# Heat Sys: 1																					
% Heated: 100	% AC:																				
Solar HW: NO	Central Vac: NO																				
% Com Wal	% Sprinkled																				
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 089.0-0001-0002.0												IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:													Total Special Features:							
Total:														Total:							